

Lease & Landlord Issues

1. Each lease will have a "Schedule A" that list any agreements and/or issues specific to you and your landlord. When negotiating your lease, make sure that all of these items are in writing and included in Schedule A to ensure there is no misunderstanding should a problem arise.

Here is a sample of Schedule A:

<http://community.ottawa.state.gov/arrivingDeparting/Housing/Leasing%20Forms/Sample%20Schedule%20A.docx>

2. If you find you are dealing with a difficult Landlord or Property Manager, it is essential that you keep records of any discussion or written documentation. By doing so, you will have the back-up documentation should you try to terminate your lease outright or go to the Ontario Housing Tribunal to justify your reason for terminating your lease. If you terminate your lease, the cost of the movers will be your responsibility.
3. It is very important to deal with problems with leasing or maintenance sooner rather than later. Do not wait – contact the offices listed below to assist you before the problems escalate.

The Ontario Housing Tribunal can help you resolve disputes between you and your Landlord. They can be reached at 1-888-332-3234 or on their website: www.orht.gov.on.ca.

If you are having problems with the Landlord not maintaining the residence, as related to structural and maintenance issues, the City of Ottawa By-Law and Property Standards Office (613-580-2400) will be able to assist you.